

RECORDING REQUESTED BY
LOS ANGELES COUNTY
WATERWORKS DISTRICT NO. 40

WHEN RECORDED MAIL TO
Los Angeles County Waterworks District
900 South Fremont Avenue
Alhambra, California 91803-1331

THIS DOCUMENT IS EXEMPT FROM DOCUMENTARY
TRANSFER TAX PURSUANT TO SECTION 11922 OF
THE REVENUE & TAXATION CODE.

THIS DOCUMENT IS EXEMPT FROM RECORDING
FEES PURSUANT TO SECTION 27383 OF THE
GOVERNMENT CODE.

Space above this line for Recorders use

EASEMENT

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CITY OF LANCASTER, A MUNICIPAL CORPORATION

does hereby grant to Los Angeles County Waterworks District No. 40, Antelope Valley, an easement for water pipelines and appurtenances and ingress/egress purposes and the right to construct, maintain, operate and use same in and across the real property in the City of Lancaster, County of Los Angeles, State of California, described as:

SEE EXHIBITS "A" AND "B" ATTACHED HERETO AND MADE A PART HEREOF

Together with the right to enter upon and to pass and repass over and along said easement and right of way and to deposit tools, implements and other materials thereon, by said District, its officers, agents and employees, and by any contractor, his agents and employees, engaged by said District, whenever and wherever necessary for the purposes above set forth.

It is understood that each undersigned grantor grants said easement only for that portion of the described land in which said grantor has an interest.

Use of the surface of said property by the owner thereof shall be subject to the following conditions:

(A) At no point on said easement area shall there be any fill placed without prior approval of said District; (B) the ground surface within the easement area shall not be lowered by grading or otherwise in such manner as to reduce the depth of cover to less than three (3) feet at any point above the top of any of said District-owned facilities therein; (C) no permanent building, or other structure of whatever nature, shall be constructed upon any portion of the easement area. The erection of walls and fences and placement of landscaping shall be subject to prior approval of said District; and (D) any and all uses of the easement area by the grantor, subsequent to the granting of the easement, shall not restrict or inhibit the utilization of the easement by said District for the intended purposes above set forth.

CITY OF LANCASTER, A MUNICIPAL CORPORATION

Easement Location:

LANCASTER YMCA
LANCASTER CITY PARK
43001 10TH STREET WEST
A.I.N. 3125-010-902, 903, 914

Waterworks Dist. No. 40
Specification No. 4-2022
Distribution Map No. K-10W

SIGNATURE

DATE

PRINTED NAME

TITLE

NOTE: ALL SIGNATURES MUST BE ACKNOWLEDGED OR WITNESSED FOR DOCUMENT EXECUTION TO BE COMPLETE. ACKNOWLEDGMENT AND WITNESS FORMS APPEAR ON ATTACHED SHEET(S).

State Of California)

County of Los Angeles)

On _____, 2008, before me, _____, Notary Public,

Personally appeared _____
Who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/ her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PER JURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

IN WITNESS WHEREOF, on _____, 20____, CITY OF LANCASTER, a Municipal corporation, has caused this Easement document to be executed by its duly authorized officers pursuant to its by-laws or pursuant to a resolution adopted by its board of directors.

CITY OF LANCASTER,
A MUNICIPAL CORPORATION

By:

City Manager

Attest:

City Clerk

(Corporate Seal)

<i>CERTIFICATE OF ACCEPTANCE</i>	
<p>APPROVED: _____, 2008</p> <p>As to execution:</p> <p>By _____ Senior Civil Engineer</p>	<p><i>This is to certify that the interest in real property conveyed by the within deed or grant to said Los Angeles County Waterworks District, a governmental agency, is hereby accepted and the Grantee consents to the recordation, thereof</i></p> <p>Dated _____</p> <p>By _____ Assistant Deputy Director</p>

LEGAL DESCRIPTION:

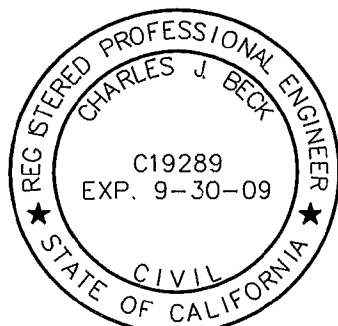
BEING A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 28, TOWNSHIP 7 NORTH, RANGE 12 WEST, S.B.M., IN THE CITY OF LANCASTER, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, THAT PORTION BEING DESCRIBED AS FOLLOWS:


COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 28, ALSO BEING THE CENTERLINE INTERSECTION OF 10TH STREET WEST AND AVENUE K-8; THENCE SOUTHERLY, ALONG THE EASTERLY LINE OF SAID SOUTHEAST QUARTER (CENTERLINE 10TH STREET WEST), SOUTH 00°20'38" EAST A DISTANCE OF 1201.53 FEET; THENCE WESTERLY, AT 90 DEGREES TO SAID EASTERLY LINE, SOUTH 89°39'22" WEST A DISTANCE OF 50.00 FEET TO A POINT ON THE WESTERLY RIGHT-OF-WAY LINE OF SAID 10TH STREET WEST, SAID POINT ALSO BEING THE TRUE POINT OF BEGINNING; THENCE NORTHERLY, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, NORTH 00°20'38" WEST A DISTANCE OF 23.33 FEET; THENCE WESTERLY, AT 90 DEGREES TO SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 89°39'22" WEST A DISTANCE OF 20.00 FEET; THENCE SOUTHERLY, PARALLEL TO SAID WESTERLY RIGHT-OF-WAY LINE, SOUTH 00°20'38" EAST A DISTANCE OF 23.33 FEET; THENCE EASTERLY, PERPENDICULAR TO SAID WESTERLY RIGHT-OF-WAY LINE, NORTH 89°39'22" EAST A DISTANCE OF 20.00 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING ±467 S.F.

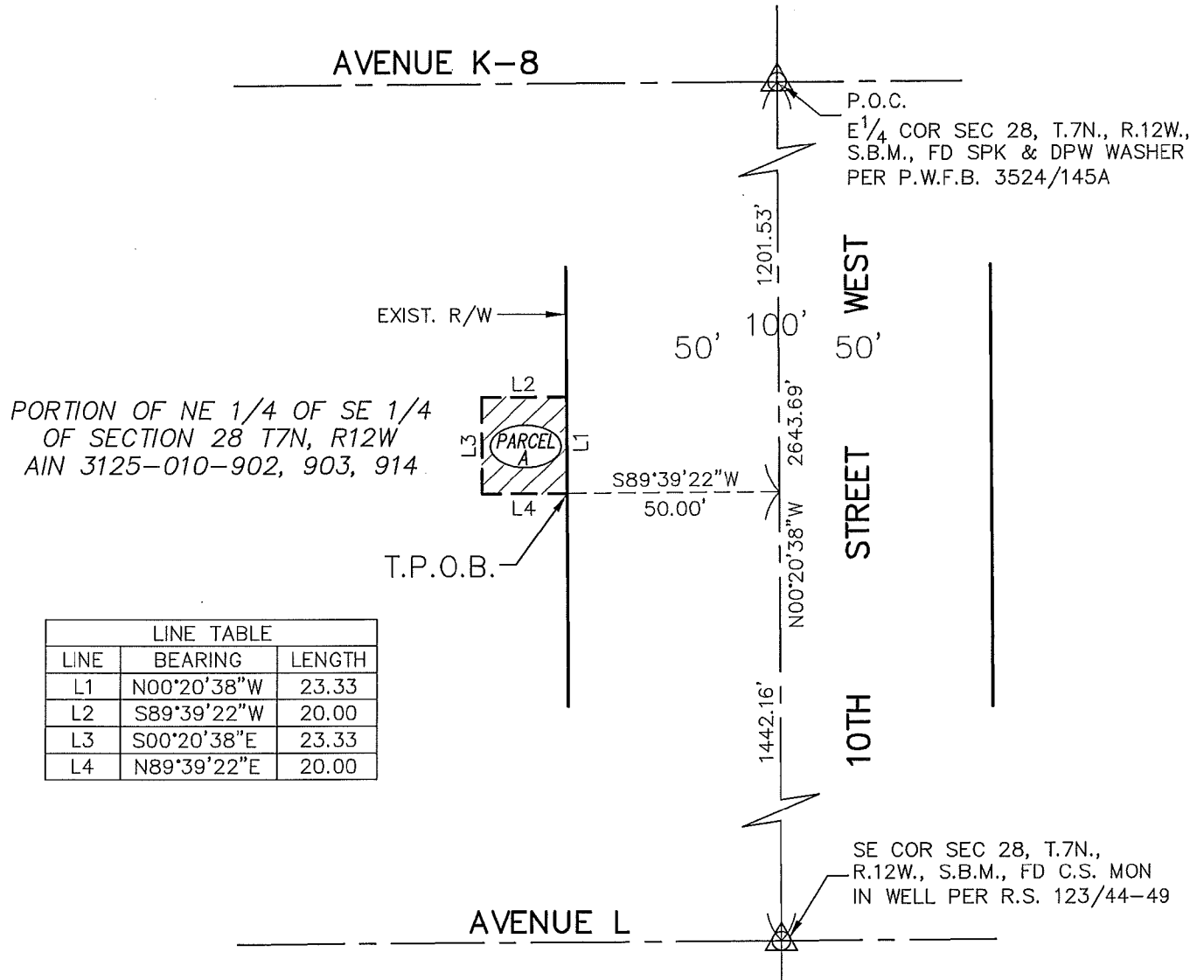
SHOWN AS 'PARCEL A' ON ATTACHED EXHIBIT "B".

EXHIBIT "A"



PLANS PREPARED BY:  Antelope valley Engineering inc. 129 WEST PONDERA STREET LANCASTER, CA. 93534 (661) 948-0805	43001 10TH ST. WEST LANCASTER, CA.	TITLE: 10" R.P.D.A. EASEMENT
	SPEC.: WWD 4-2022(PC) DIST. SHT.: K-10W AIN 3125-010-902, 903 & 914 REF: LANCASTER YMCA T.G.: 4105/G3	EXHIBIT "B" 6/2/08
		SHEET 3 OF 4

A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 28 T.7N.,
R.12W., S.B.M., IN THE CITY OF LANCASTER, COUNTY OF LOS ANGELES,
STATE OF CALIFORNIA



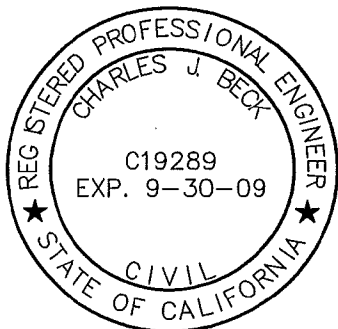
EASEMENT MAP
SCALE: 1"=40'



BASIS OF BEARING:

THE BEARINGS SHOWN HEREON ARE BASED ON THE BEARING OF NORTH 00°02'38" WEST BEING THE CENTER LINE OF 10TH STREET WEST AS SHOWN ON PARCEL MAP NO. 068226, M.B. 352, PGS. 61-63 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY.

EXHIBIT "B"



PLANS PREPARED BY: Antelope valley engineering inc. 129 WEST PONDERA STREET LANCASTER, CA. 93534 (661) 948-0805	43001 10TH ST. WEST LANCASTER, CA.	TITLE: 10" R.P.D.A. EASEMENT
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